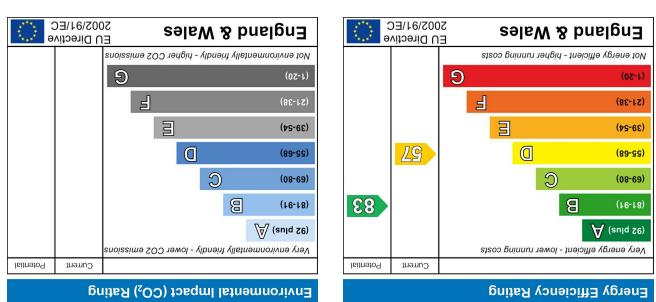
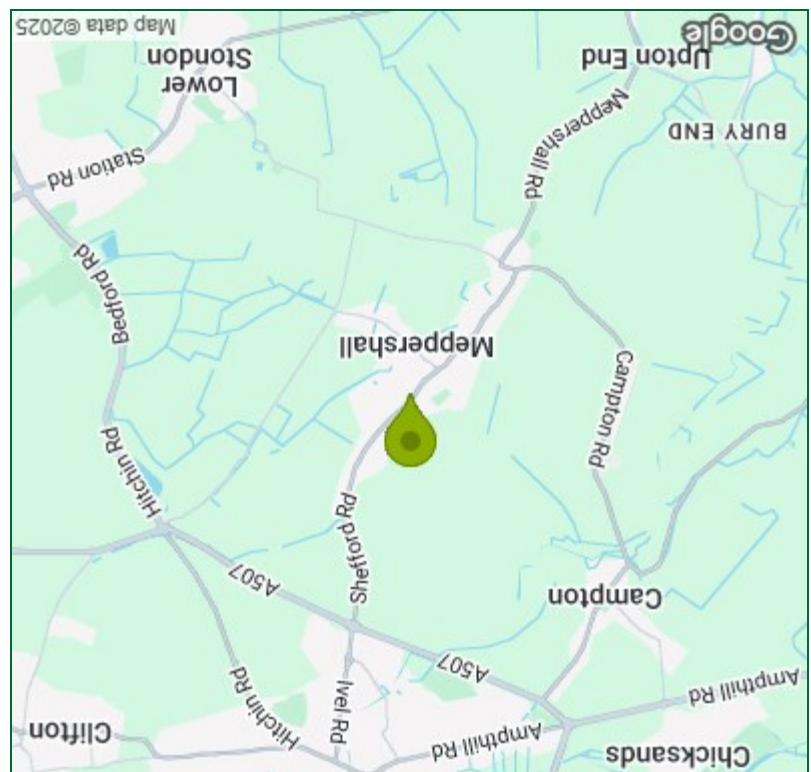


otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.



## Energy Efficiency Graph



## Area Map



## Floor Plan



15

## Shefford Road,

Meppershall | Beds

£450,000



Wow!! Come take a look at this lovely, four bedroom, semi detached home located in the popular village of Meppershall. The property is situated on a fantastic plot with large secluded back garden and has the potential to make a lovely family home. Being sold with no upward chain.

#### Entrance Porch

Entrance door, tiled floor, door to:-

#### Lounge

14'5" x 12'5"

Large lounge with bay window to front, fireplace with wooden surround and marble hearth, stairs leading to first floor.

#### Dining Room

14'6" x 11'11"

Window to side, under stairs storage cupboard, radiator.

#### Kitchen

13'9" x 8'5"

Fitted kitchen with a range of base and eye level unit with roll top work surfaces, one and a half stainless steel sink unit with mixer tap, tiled splash back, integrated electric oven with gas hob over and stainless steel chimney hood, tiled floor.

#### Pantry

7'11" x 4'1"

Plumbing for washing machine, tiled floor.



#### Conservatory

14'2" x 9'3"

Brick and uPVC construction, radiator, tiled floor, doors to front and rear garden, outside tap.

#### Cloakroom

White suite comprising of low level w.c, wash hand basin, window to rear.

#### Landing

Stairs leading to second floor, storage cupboard, Velux window to rear.

#### Bedroom One

14'6" x 12'5"

Two windows to front, two radiators, range of fitted cupboards.

#### Bedroom Two

12'0" x 10'7"

Fitted cupboard, window to rear, radiator.

#### Bedroom Three

13'9" x 8'6"

Window to side, radiator, fitted cupboard housing wall mounted boiler.

#### Bathroom

White suite comprising of panel enclosed bath with mixer tap and wall mounted shower, glass shower screen, low level w.c, wash hand basin, heated towel rail, window to rear.

#### Second Floor Landing

Large storage cupboard, door to:-

#### Bedroom Four

13'0" x 10'5"

Restricted head height, radiator, Velux window to side.

#### Front Garden

Driveway providing off road parking for several cars, selection of trees and shrubs, retained by brick wall.

#### Rear Garden

Laid to lawn with a brick built shed, a further garden secluded garden/orchard with trees, shrubs garden sheds and fruit trees.

#### Agents Notes

Freehold

Council Tax Band E.

